

**MINUTES
THE ZONING BOARD OF ADJUSTMENT
OF THE CITY OF NAVASOTA, TEXAS
MAY 5, 2021**

The members of the Zoning Board of Adjustment met on the 5th day of May, 2021 at 6:00 PM at Navasota City Hall in the City Council Chambers, located at 200 E. McAlpine Street, Navasota, Texas, with the following being present:

Nancy Vidotto
Judy Duncan
Stephen Fleming
Gretchen Kliafas (Via-Zoom)
James Hammie

Thus, constituting a quorum:

STAFF PRESENT: Lupe Diosdado, Development Services Director

CITY COUNCIL PRESENT: Josh Fultz

VISITORS: See visitor sign-in sheet

1. **Call to Order:** The meeting was called to order at 6:05pm.
2. **Remarks of visitors:** There were no remarks of visitors.
3. **Conduct a public hearing for the purpose of receiving public comment and testimony regarding a variance application submitted to the City of Navasota by Urbano Perez for the property located at 709 W Virginia St, Navasota, Grimes County, TX 77868. The zoning variance application requests a variance from the front and side setback requirements as prescribed in Article IX R-3: high density, multi-dwelling unit, residential district, for the construction of a carport and patio. The property affected is legally described as Washington Park, Block H, Lot 4,5(E/2):** The public hearing was opened at 6:06pm. City staff presented the submittals. Urbano Perez property owner, answered questions related to the project. The public hearing was closed at 6:14pm.
4. **Consideration and possible action on Order No. 2-2021 approving a variance application submitted to the City of Navasota by Urbano Perez for the property located at**

709 W Virginia St, Navasota, Grimes County, TX 77868. The zoning variance application requests a variance from the front and side setback requirements as prescribed in **Article IX R-3: high density, multi-dwelling unit, residential district, for the construction of a carport and patio. The property affected is legally described as Washington Park, Block H, Lot 4,5(E/2):** The board discussed concerns about the proposed side setback encroachment, after additional deliberation Stephen Flemings made a motion to approve order No. 2-2021 with an amendment to the requested side setback variance request from 1 foot to 3 foot. Gretchen Kliafas seconded the motion. With all members present voting AYE the motion carries.

5. **Consideration and possible action on approval of the February 24, 2021 meeting minutes as presented:** James Hammie made a motion to approve the meeting minutes as presented. Stephen Flemings seconded the motion. With all members present voting AYE the motion carries.

6. **Adjourn:** The meeting was adjourned at 6:23pm.

ATTEST:

JAMES HAMMIE, CHAIRMAN

TAYLOR PERRY, VICE CHAIRMAN